

GOVERNMENT OF ANDHRA PRADESH

**ABSTRACT**

Town Planning – Raithunagaram Gram Panchayat (covered by Master Plan of Nandyal Municipality) – Certain variation to the Master Plan - Realignment of 80 feet wide Master Plan road (A-A1) passing through the site in Sy.No.300 of Nunepalli Village covered in Raithunagaram Gram Panchayat, Nandyal Municipality as A1-B1-B and the realigned portion (A-A1) (1.95 Acres) is earmarked as Residential use – Draft Variation – Confirmed – Orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTMENT

**G.O.Ms.No. 646**

**Dated the 3<sup>rd</sup> November, 2009.**

Read the following:-

1. G.O.Ms.No.63 MA., dated 30.1.1990.
2. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.1175/2009/A, dated 7.3.2009.
3. Government Memo.No.4077/H1/2009-1, Municipal Administration and Urban Development Department, dated 14.7.2009.
4. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.1175/2009/A, dated 12.8.2009.
5. Government Memo.No.4077/H1/2009-2, Municipal Administration and Urban Development Department, dated 24.8.2009.
6. From the Commissioner of Printing, A.P., Extraordinary Gazette No.399, Part-I, dated 26.8.2009.
7. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.1175/2009/A, dated 20.10.2009.

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**ORDER:**

The draft variation to the Nandyal General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.63 MA., dated 30.1.1990 was issued in Government Memo. No.4077/H1/2009-2, Municipal Administration and Urban Development Department, dated 24.8.2009 and published in the Extraordinary issue of A.P. Gazette No.399, Part-I, dated 26.8.2009. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated 20.10.2009 has stated that the Panchayat Secretary, Raithunagaram Gram Panchayat has informed that the applicant has paid an amount of Rs.11,875/- (Rupees eleven thousand eight hundred and seventy five only) towards development charges as per G.O.Ms.No.158 MA., dated 22.3.1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.  
(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**PUSHPA SUBRAHMANYAM,  
PRINCIPAL SECRETARY TO GOVERNMENT (I/c.)**

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Ananthapur.

The Panchayat Secretary, Raithunagaram Gram Panchayat (covered by Master Plan of Nandyal Municipality), Nandyal, Kurnool District.

The Municipal Commissioner, Nandyal Municipality, Kurnool District.

**Copy to:**

The individual through the Panchayat Secretary, Raithunagaram Gram Panchayat (covered by Master Plan of Nandyal Municipality), Nandyal, Kurnool District.

The District Collector, Kurnool District.

The Private Secretary to M(MA&UD).

SF/SC.

//FORWARDED::BY ORDER//

SECTION OFFICER

Contd...2.

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by clause (a) of Sub - section (2) of section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Nandyal Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.399, Part-I, dated 26.8.2009 as required by clause (b) of the said section.

**VARIATION**

The 80 feet wide Master Plan road (A-A1) passing through the site in Sy.No.300 of Nunepalli Village covered in Raithunagaram Gram Panchayat, Nandyal Municipality, the boundaries of which are as shown in the schedule below and shown in the General Town Planning Scheme (Master Plan) of Nandyal Municipality sanctioned in G.O.Ms.No.63 MA., dated 30.1.1990 is realigned as A1-B1-B and the realigned portion (A-A1) (1.95 Acres) is earmarked as Residential use, as shown in the revised part proposed land use map GTP.No.8/2009/A available in Municipal Office, Nandyal Town, **subject to the following conditions; namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above realignment of road is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of realignment of road proposed.
4. The realignment of road shall not be used as the proof of any title of the land.
5. The realignment of road shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall obtain prior approval from the competent authority before commencing the development work.
8. The applicant shall handover the re-aligned road portion including existing 20 feet wide road from his site to an area of 1.82 Acres (0.74 Acres + 1.08 Acres) and 100 feet wide Master Plan road to an extent of Ac.1.26 to the Raithunagaram Gram Panchayat free of cost through registered gift deed.
9. The Municipal Commissioner, Nandyal Municipality shall take necessary action on the proposal under Rule 72 of APTP Act.
10. Any other conditions as may be imposed by the competent authority.

**SCHEDULE OF BOUNDARIES**

North : Land in S.No.300 (Residential use as per Master Plan)  
East : Land in S.No.301 (Residential use and existing 20 feet wide road  
(as per Master Plan 80 feet wide road)  
South : Land in S.No.300 (Residential use as per Master Plan)  
West : Land in S.No.300 (100 feet wide Master Plan road)

**PUSHPA SUBRAHMANYAM,**  
**PRINCIPAL SECRETARY TO GOVERNMENT (I/c.)**

SECTION OFFICER